

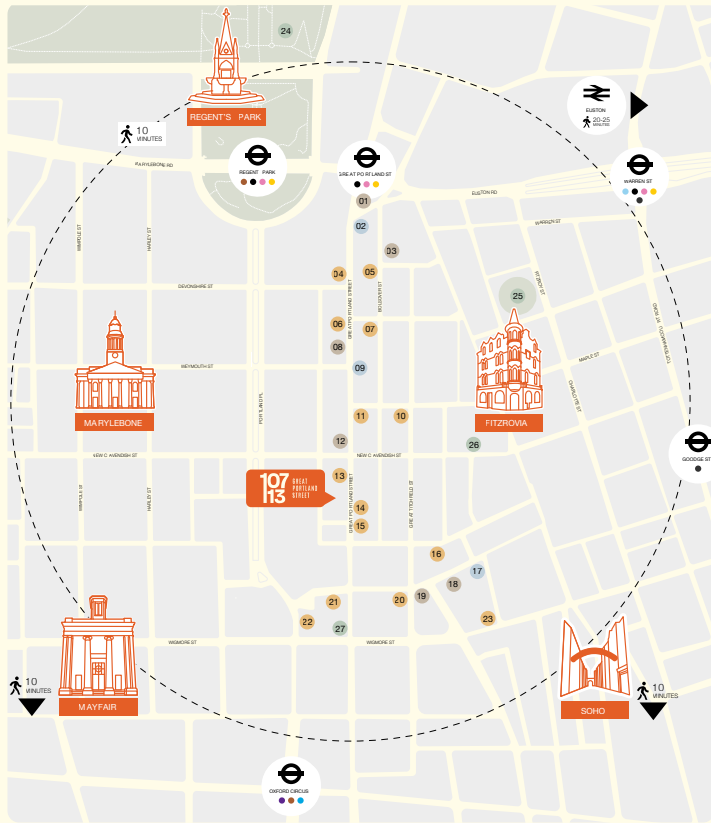
107
113

GREAT
PORTLAND
STREET

107-113 GREAT PORTLAND ST,
LONDON W1W 6QG



PART OF *fitzrovia*co



WELCOME TO GREAT PORTLAND STREET

- | | |
|--|--|
| 01 Black Sheep Coffee | 16 Meraki Greek Restaurant & Bar Fitzrovia |
| 02 The Albany | 17 The Green Man |
| 03 Peyton and Byrne Bakeries | 18 Scandinavian Kitchen |
| 04 Ibérica Marylebone (PART OF FITZROVIAO) | 19 Kaffeine Coffee |
| 05 Honey & Smoke Grill House | 20 Riding House Fitzrovia |
| 06 Kibele Restaurant (PART OF FITZROVIAO) | 21 Madera at Treehouse London |
| 07 Dermantino | 22 The Wigmore |
| 08 Starbucks (PART OF FITZROVIAO) | 23 Mortimer House Kitchen |
| 09 Sixes Social Cricket | 24 Regent's Park |
| 10 Caravan Fitzrovia Restaurant | 25 Fitzroy Square Garden |
| 11 Clipstone | 26 Rumble |
| 12 GAIL's Bakery Great Portland Street | 27 Psycle Oxford Circus |
| 13 Portland (PART OF FITZROVIAO) | |
| 14 Sushi Atelier | |
| 15 Kibako London | |

● PUB / BAR ● COFFEESHOP ● PARK / GYM ● RESTAURANT

DISCOVER WORLD CLASS

AMENITIES RIGHT AT YOUR DOORSTEP IN FITZROVIA.

Discover the thriving business community on Great Portland Street, situated in the heart of Fitzrovia, a prestigious neighborhood. This central location provides easy access to Soho, Mayfair, and Marylebone, making it perfect for professionals.

With world-class amenities close by and excellent transport links via Euston Station and the Underground, everything you need is conveniently within reach. Plus, enjoy the calm of Regent's Park, just a short walk away. Join the vibrant community and establish your business in one of London's most sought-after areas.



TIMLESS ARCHITECTURE, CONTEMPORARY WORKSPACE

SPACE AVAILABLE



SUSTAINABILITY FOCUS



TENANT LOUNGE



OWN FRONT DOOR



ORIGINAL ARCHITECTURAL
FEATURES



CYCLE STORAGE



LOCKERS & SHOWER FACILITY



FULLY FITTED OFFICE SUITES



GREAT CONNECTIVITY

4TH FLOOR

2,351 sq ft | 30 Desks

3RD FLOOR

5,512 sq ft | 24 Desks

2ND FLOOR

2,570 sq ft | 24 Desks

1ST FLOOR

2,594 sq ft | 30 Desks

GROUND FLOOR
RETAIL

BASEMENT
RETAIL





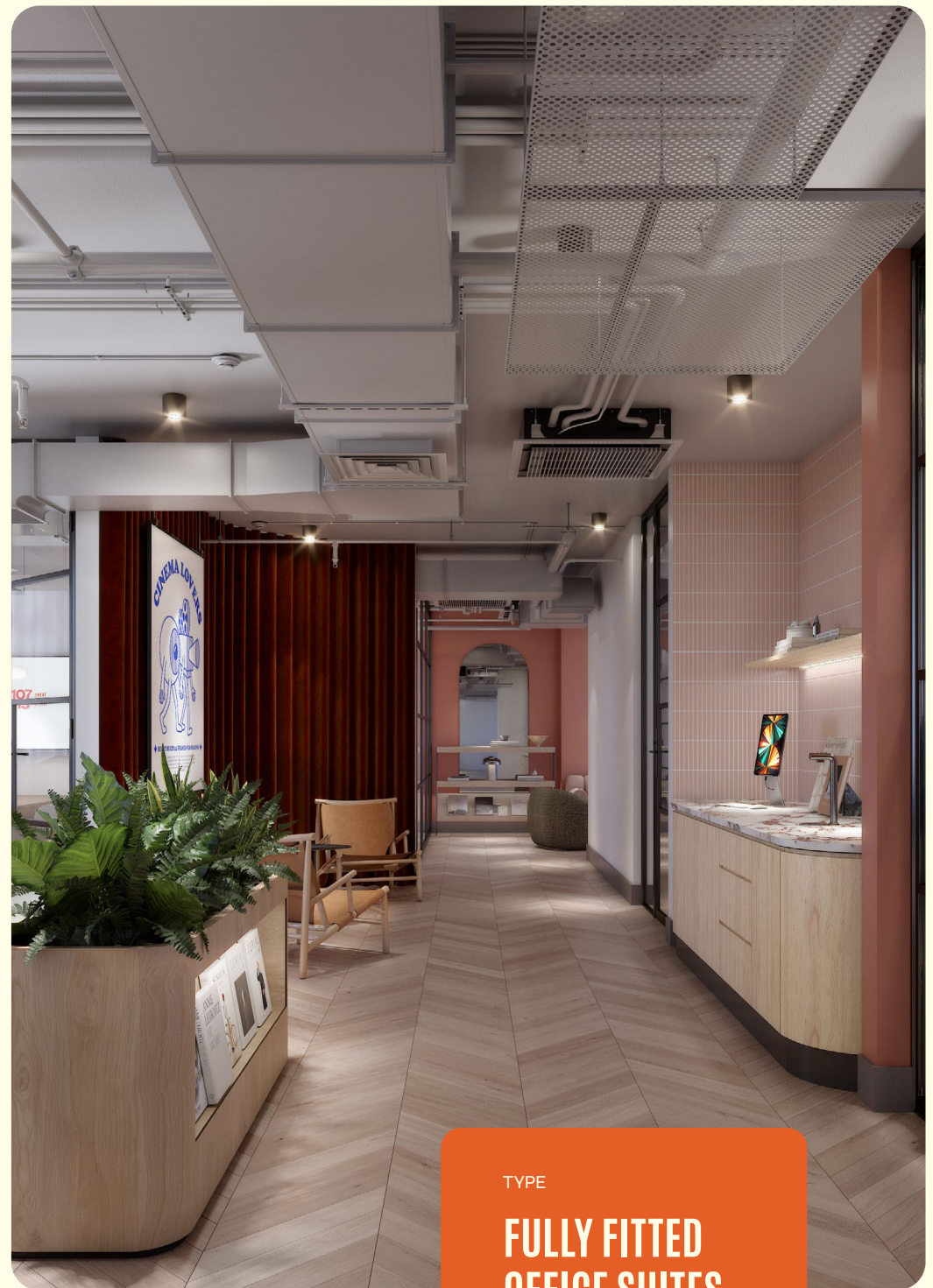
TYPE

**NEW TENANT
LOUNGE**



TYPE

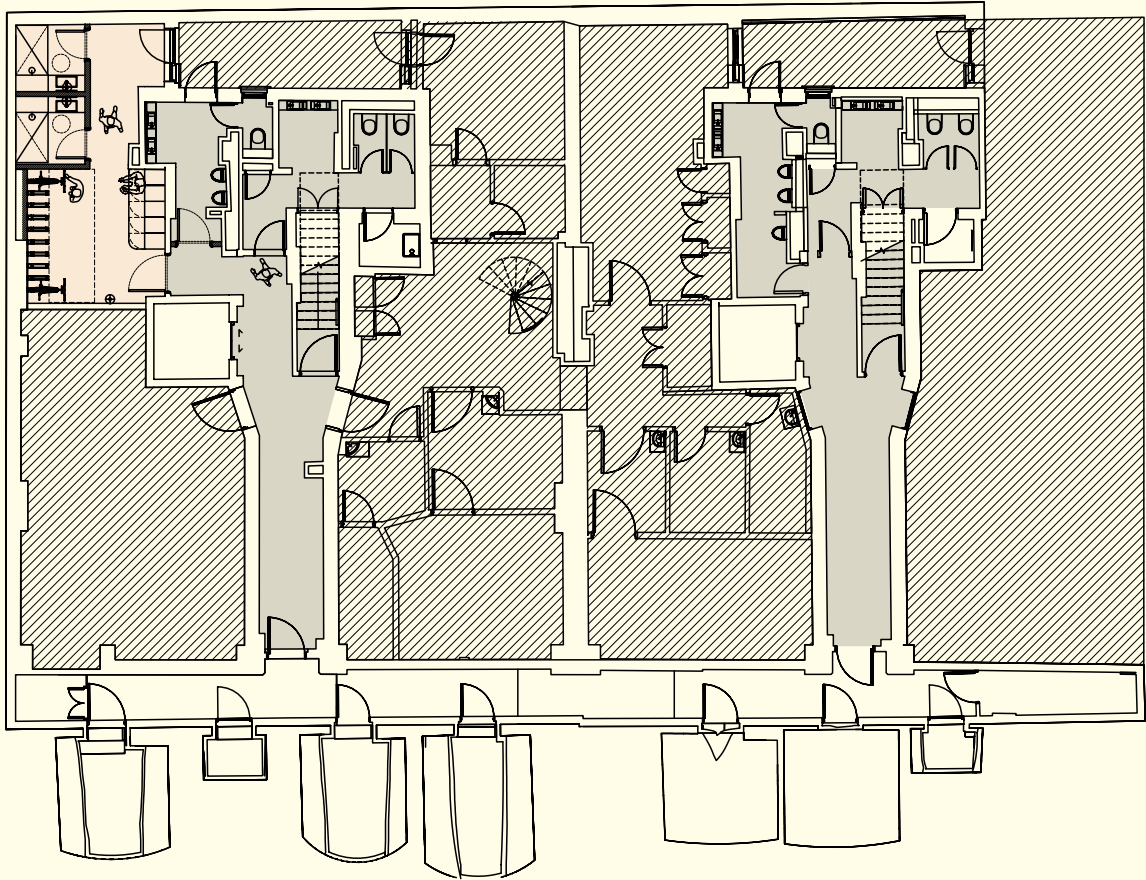
**NEW TENANT
LOUNGE**



TYPE

**FULLY FITTED
OFFICE SUITES**

BASEMENT



SPECIFICATION

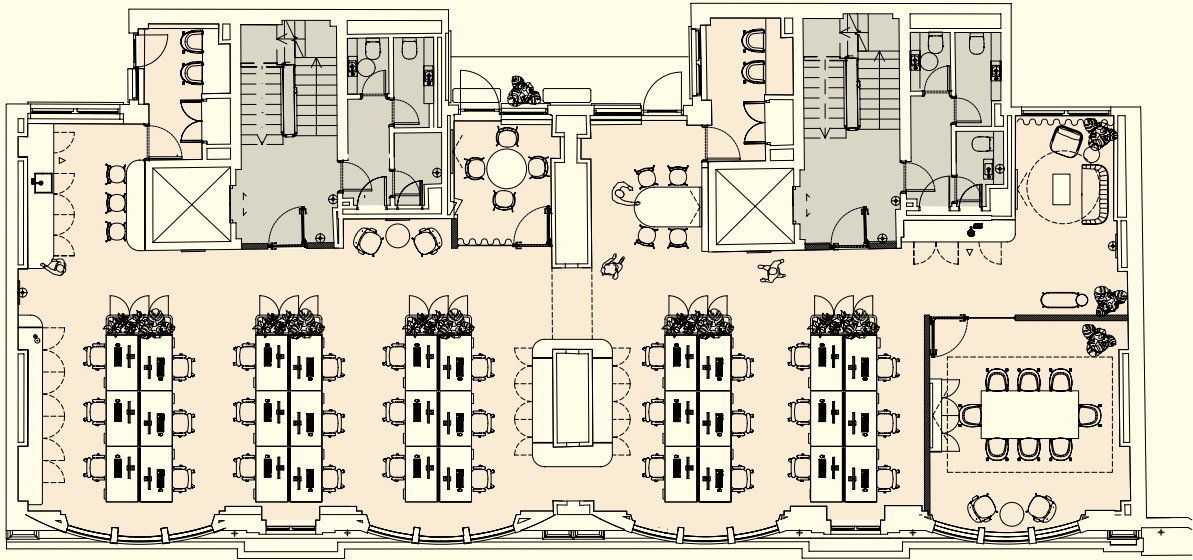


BREAKOUT
2 unisex showers
10 lockers



AMENITY
10 verticle bike racks

FIRST FLOOR



SPECIFICATION



WORKSTATIONS
30 Fixed Workstations



MEETINGS
2 x 2-Person Focus Room
1 x 4-Person Meeting Room
1 x 8-Person Board Room



BREAKOUT
Welcome Lounge
4-Person Breakout
Soft Seating Meeting



AMENITY
Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

NIA

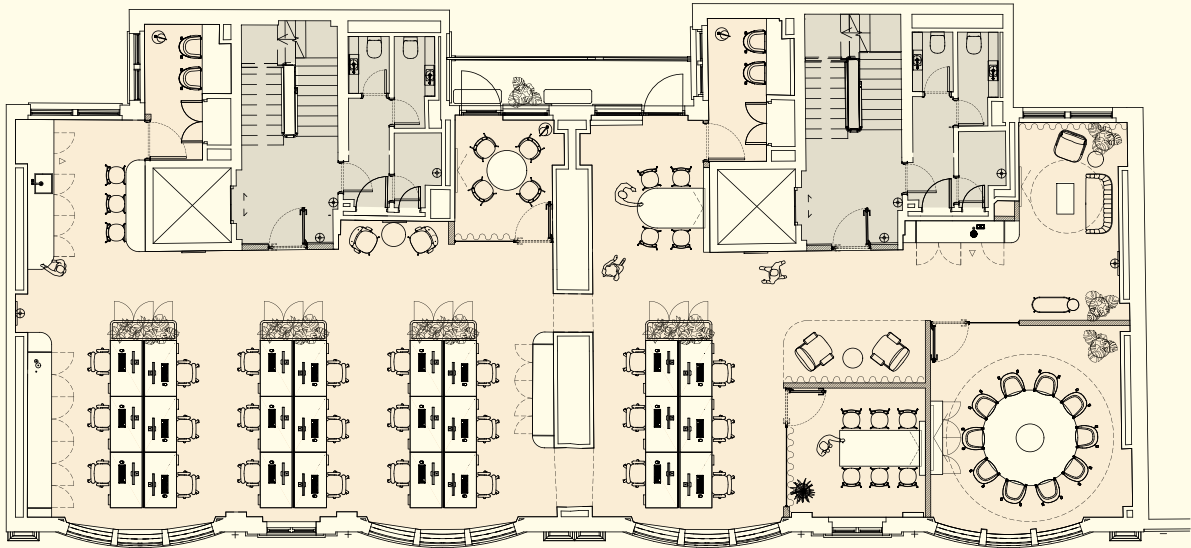
EPC

241 SQM /
2,594 SQFT



*Targeted

SECOND FLOOR



SPECIFICATION



WORKSTATIONS
24 Fixed Workstations



MEETINGS
2 x 2-Person Focus Room
1 x 4-Person Meeting Room
1 x 6-Person Meeting Room
1 x 10-Person Board Room



BREAKOUT
Welcome Lounge
4-Person Breakout
Soft Seating Meeting



AMENITY
Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

NIA

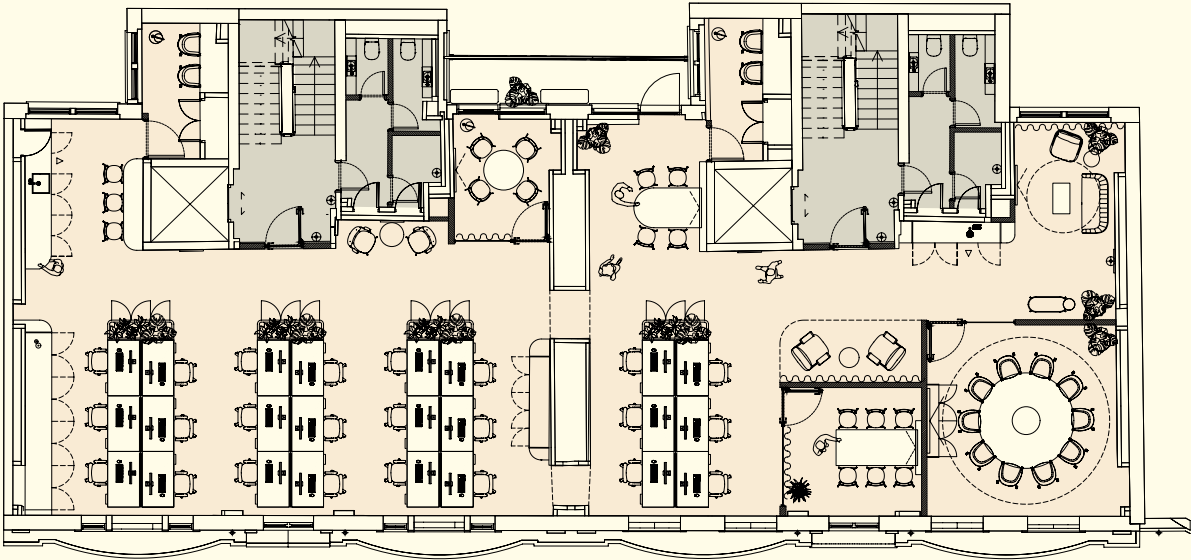
EPC

239 SQM /
2,570 SQFT



*Targeted

THIRD FLOOR



SPECIFICATION



WORKSTATIONS
24 Fixed Workstations



MEETINGS
2 x 2-Person Focus Room
1 x 4-Person Meeting Room
1 x 6-Person Meeting Room
1 x 10-Person Board Room



BREAKOUT
Welcome Lounge
4-Person Breakout
Soft Seating Meeting



AMENITY
Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

NIA

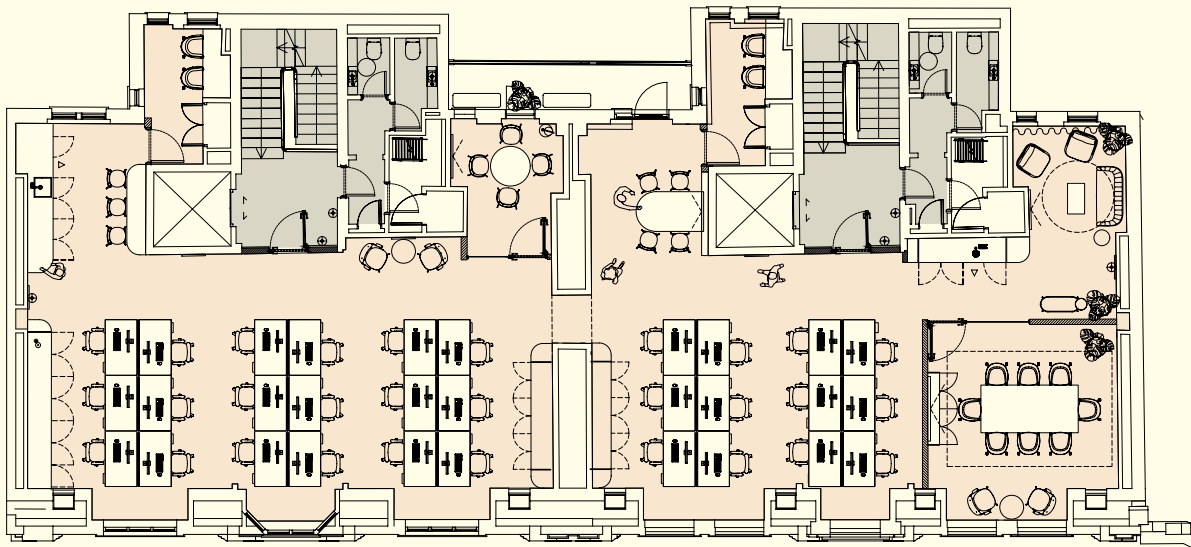
EPC

233 SQM /
5,512 SQFT



*Targeted

FOURTH FLOOR



SPECIFICATION



WORKSTATIONS
30 Fixed Workstations



MEETINGS
2 x 2-Person Focus Room
1 X 4-Person Meeting Room
1 X 8-Person Meeting Room



BREAKOUT
Welcome Lounge
4-Person Breakout
Soft Seating Meeting



AMENITY
Welcome Lounge
Kitchen with Breakfast Bar
Client Coffee Facility

RENT

POA

RATES

POA

SERVICE CHARGE

POA

TOTAL OUTGOINGS

POA

FIBRE

FULLY CONNECTED
PLUG AND PLAY

EPC

TARGET B+

107 113

GREAT PORTLAND STREET

PART OF

fitzrovia.co

MANAGED BY

Oval

BRAND BY

'kin

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